Mayor Kristen Brown called a regular meeting of the City Common Council to order at approximately 6:00 P.M. in the City Council Chambers.

I. Meeting Called to Order

- A. Opening Prayer was given by Pastor Patrick Galligar with St. Peter's Lutheran Church.
- B. Pledge of Allegiance was led by Mayor Brown.
- C. Roll Call was taken. Dascal Bunch, Ryan Brand, Frank Jerome, Frank Miller, Tim Shuffett, Aaron Hankins, and James Lienhoop were present.
- D. Tim Shuffett made a motion to approve the minutes as presented from the City Council meeting of February 19, 2013. Ryan Brand seconded the motion. Motion passed by a unanimous vote of seven (7) to zero (0).

II. Unfinished Business Requiring Council Action

A. Second Reading of an Ordinance entitled "ORDINANCE NO. 5, 2013, AN ORDINANCE PROVIDING FOR THE ADDITIONAL APPROPRIATION OF FUNDS FOR THE BUDGET YEAR 2013." (Motor Vehicle Highway) Jeff Logston, Director of Operations and Finance, presented this Ordinance. Jeff stated the additional appropriation request for \$125,000.00 is for road salt and aggregates. There was no public comment. Ryan Brand made a motion to pass the second reading and adopt the ordinance. Dascal Bunch seconded the motion. Motion passed by a vote of six (6) in favor and one (1) opposed. Aaron Hankins voted nay.

III. New Business Requiring Council Action

A. Reading of a Resolution entitled "RESOLUTION NO. 3, 2013, RESOLUTION APPROVING A DEDUCTION FOR TAX ABATEMENT IN A PREVIOUSLY DESIGNATED ECONOMIC REVITALIZATION AREA PURSUANT TO INDIANA CODE 6-1.1-12.1, ET. SEQ. AND AUTHORIZING THE MAYOR TO EXECUTE THE STATEMENT OF BENEFITS FORM." (Nagakura Engineering Works Co., Inc.) Chris Schilling, Communications and Program Director, along with Shigeo Misuda, Kay Lord, and Sharon Sharp with Nagakura Engineering Works Co., Inc. presented this Resolution for tax abatement. Nagakura Engineering Works Co., Inc. requested tax abatement on personal property for new manufacturing equipment, with an investment of \$872,962.00. The manufacturing plant is located at 630 S Mapleton Street, Columbus, Indiana. They have recently added ten (10) additional employees and hope to hire four (4) more employees by the end of the month, with a total employee count of 180. Ryan Brand stated the Incentive Review Committee had met prior to Council meeting and found Nagakura Engineering Works Co., Inc. to be in substantial compliance. Brief discussion followed. No comments from the public. Tim Shuffett made a

motion to pass the Resolution approving the tax abatement for a period of ten (10) years. Jim Lienhoop seconded the motion. Motion passed by a vote of six (6) in favor and one (1) opposed. Aaron Hankins voted nay.

- B. Reading of a Resolution entitled "RESOLUTION NO._____, 2013, RESOLUTION APPROVING A DEDUCTION FOR TAX ABATEMENT IN A PREVIOUSLY DESIGNATED ECONOMIC REVITALIZATION AREA PURSUANT TO INDIANA CODE 6-1.1-12.1, ET. SEQ. AND AUTHORIZING THE MAYOR TO EXECUTE THE STATEMENT OF BENEFITS FORM." (Quality Machine and Tool Works, Inc.) Chris Schilling explained the representative from Quality Machine and Tool Works, Inc., was unable to attend the meeting and requested this item be tabled. Frank Jerome made a motion to table this Resolution until the next Council meeting on March 19, 2013. Tim Shuffett seconded the motion. Motion passed by a vote of six (6) to zero (0), with Jim Lienhoop abstaining.
- C. Reading of a Resolution entitled "RESOLUTION NO. 4, 2013, RESOLUTION OF THE COMMON COUNCIL OF THE CITY OF COLUMBUS, INDIANA AUTHORIZING THE INTERLOCAL AGREEMENT BETWEEN THE CITIES OF LAWRENCEBURG AND COLUMBUS REGARDING THE CITY OF LAWRENCEBURG ECONOMIC DEVELOPMENT GRANT." Kelly Benjamin, City Attorney, presented this Resolution explaining the City and the Columbus Economic Development Board have been working with Browning Investments, Indusites, and The Phoenix Group to develop a light assembly and distribution center at the Woodside Northwest Industrial Park that would include an investment of approximately \$1,550,000.00 in new manufacturing and logistic equipment, and is expected to employ approximately 50 persons. Kelly explained the Council previously approved a ten (10) year tax abatement for The Phoenix Group. The estimated cost for infrastructure to bring the business to Columbus is approximately \$622,300.00. The City waived \$498,000.00 of the infrastructure cost. This Resolution is an Interlocal Agreement between the City of Columbus and City of Lawrenceburg for Columbus City Council to allow the Board of Public Works and Safety to approve a grant to pay for the remaining \$124,300.00 to help widen County Road 300 West, Columbus. Any remaining costs for the infrastructure will be paid by Indusites. There were no questions or comments from the public. Frank Jerome made a motion to adopt the Resolution. Tim Shuffett seconded the motion. Motion passed by a vote of six (6) in favor and one (1) opposed. Aaron Hankins voted nay.
- D. First Reading of an Ordinance entitled "ORDINANCE NO. 2013, AN ORDINANCE EFFECTIVELY AMENDING THE OFFICIAL ZONING MAP OF COLUMBUS, INDIANA AND REZONING THE SUBJECT PROPERTY BY AMENDING THE ZONING COMMITMENTS AT A LOCATION DESIGNATED AS "CCc" (COMMERCIAL: COMMUNITY CENTER WITH COMMITMENTS)." (Casey's Rezoning). Jeff Bergman, Planning Director, presented this Ordinance. Jeff explained this request is to change two of the three previous commitments on the property located on the corner of State Street and Gladstone Avenue, Columbus. The three commitments that were placed on the property when it was rezoned in 2008 are as follows: any new use of the property, other than the existing mobile home park, should be designed to exclude all vehicle access from State Street. The second commitment was to exclude utility-type usage, i.e. communication service exchange, water tower, or utility substation. The third commitment indicated all primary structures should be pedestrian oriented behind the structure

as opposed to the front of the structure. Casey's is proposing to build a gas station and convenience store on the property and are asking that the first and third conditions be removed. Jeff showed an example of what the Casey's structure might look like. Jeff stated the Columbus Plan Commission voted seven (7) in favor and one (1) opposed to send the Council favorable recommendations to remove the two conditions on Casey's request. Much discussion followed. Gordon Lake stated the neighbors are pleased with the idea of Casey's building a convenience store in the location. Frank Jerome made a motion to approve the first reading and place the Ordinance in proper channels. Dascal Bunch seconded the motion. Motion passed with a unanimous vote.

- E. First Reading of an Ordinance entitled "ORDINANCE NO. 2013, AN ORDINANCE AMENDING THE OFFICIAL ZONING MAP OF COLUMBUS, INDIANA, REZONING THE SUBJECT PROPERTY FROM "RS4" (RESIDENTIAL: SINGLE-FAMILY) TO "RMc" (RESIDENTIAL: MULTI-FAMILY WITH COMMITMENTS)." (Monarch Crossing Rezoning). Jeff Bergman presented this Ordinance and explained the subject property is currently zoned single-family residential and the current owner is requesting this be changed to multi-family residential. The property is encompassed by apartment buildings and an access road. Jeff explained the plan is to integrate the property into the apartment site for additional apartment units. The Columbus Plan Commission recommended that any new development on this property would receive vehicle access from the Monarch Crossing internal drives, as opposed to a new access point on Marr Road. A second recommendation from the Plan Commission is the existing frontage street providing access to the property be closed and physically removed. The third recommendation is that the applicants will extend the sidewalks out to the street intersection. The Plan Commission vote was nine (9) in favor and zero (0) opposed. Discussion followed. Frank Jerome made a motion to approve the first reading and place this in proper channels. Dascal Bunch seconded the motion. Motion passed by a vote of six (6) in favor and zero (0) opposed, with Tim Shuffett abstaining.
- F. First Reading of an Ordinance entitled "ORDINANCE NO.____, 2013, AN ORDINANCE VACATING PUBLIC RIGHT-OF-WAY." (Prestwick Square of Columbus Vacation Plan). Jeff Bergman presented this Ordinance by stating the owners are requesting vacating the right-of-way associated with the frontage road that allowed access to the single family dwelling discussed in Item E. The Columbus City Engineers Office requested the property owners maintain at least a one hundred (100) foot wide right-of-way on Marr Road. Mike Roan with Prestwick Square explained Prestwick Square is the owner group, but Monarch Crossing is on the sign to the apartment buildings. Discussion followed. Frank Jerome made a motion to pass the first reading and place the Ordinance in proper channels. Ryan Brand seconded the motion. Motion passed with a unanimous vote.
- G. First Reading of an Ordinance entitled "ORDINANCE NO.______,
 2013, AN ORDINANCE OF THE COMMON COUNCIL OF THE
 CITY OF COLUMBUS, INDIANA, AMENDING CHAPTER 9 OF
 THE COLUMBUS CITY CODE TO ADD SECTION 9.34, ETHICS
 ORDINANCE." Kelly Benjamin, City Attorney, asked for questions
 from the Council on the proposed Ethics Ordinance. Ryan Brand
 stated Council members still have a few questions/concerns before
 they are ready to vote. Dennis Tibbitts asked about the issue of
 campaign contributions. Discussion followed. Tim Shuffett
 questioned the possible cost of an ethics attorney. Kelly suggested

approximately \$25,000.00 be allocated the first year for training of all employees. Dascal Bunch asked where the funding would come from. Kelly explained the money could be appropriated in the General Fund. Mayor Brown stated the City Council has \$30,000.00 in attorney fees that are not being used or an additional appropriation. Frank Miller does not feel this should come from the City Council's attorney fund. More discussion followed. Ryan Brand made a motion to table this Ordinance. Frank Miller questioned if there is a need to table this until Kelly has had the opportunity to attend a training session in May. Ryan Brand moved to table until the second meeting in April. Frank Miller seconded the motion to table. Dave Jones commented that the Council's actions goes beyond due diligence and are stonewalling. He suggested they make a decision and just vote. Frank Miller explained they were doing exactly what they were elected to do by carefully examining the document, as they have spent numerous hours discussing. Tim Shuffett wants to know the costs prior to implementing. Motion approved to table until April 16, 2013 with a unanimous vote of seven (7) to zero (0).

IV. Other Business

A. Standing Committee and Liaison Reports: Tim Shuffett announced the Human Rights Commission Annual Dinner Meeting is scheduled for Wednesday, April 10, 2013 and tickets are available in the Human Rights Office. The guest speaker is Will Miller, President of the Wallace Foundation.

B. Discussion Items:

- 1.) Code of Conduct Resolution Kelly Benjamin, City Attorney, asked if the Council was ready for this to be placed on the agenda to be voted on and suggested this be placed on the same date as the ethics ordinance. Ryan Brand agreed with Kelly's suggestion for placement on the April 16, 2013 agenda.
- 2.) Property Maintenance Ordinances Mayor Brown stated one of the most constant complaints is owners complaining about their neighbor's property. Kelly Benjamin explained she has reviewed the city's current ordinance with plans to update and strengthen, while still following case law. Kelly met with Jeff Bergman, Bill Claycamp with the County Code Enforcement Office, and Grant Tucker, County Attorney regarding possible revisions. Kelly said she will keep the Council informed of her progress on the revision. Discussion followed.
- C. Next regular meeting is scheduled for Tuesday, March 19, 2013 at 6:00 o'clock P.M. in City Hall.
- D. Jim Lienhoop made a motion to adjourn the meeting. Tim Shuffett seconded the motion. Motion passed with a unanimous vote. The meeting adjourned at approximately 7:25 P.M.

	Presiding Officer	
Attest:		
Clerk Treasurer of City of Columbus		